



Coulson Court, Dallow Road, Luton, Bedfordshire, LU1 1XQ
Price £165,000 Leasehold



Venture Residential is delighted to present this two-bedroom maisonette for sale in Luton, Bedfordshire. This property is perfect for first-time buyers or investors looking for a great opportunity to own a property in a popular location.



Coulson Court, Dallow Road Luton, LU1 1XQ



- First floor maisonette
- Vacant possession
- Two bedrooms
- Allocated parking space
- Great buy to let investment
- Gas central heating
- 89 year lease



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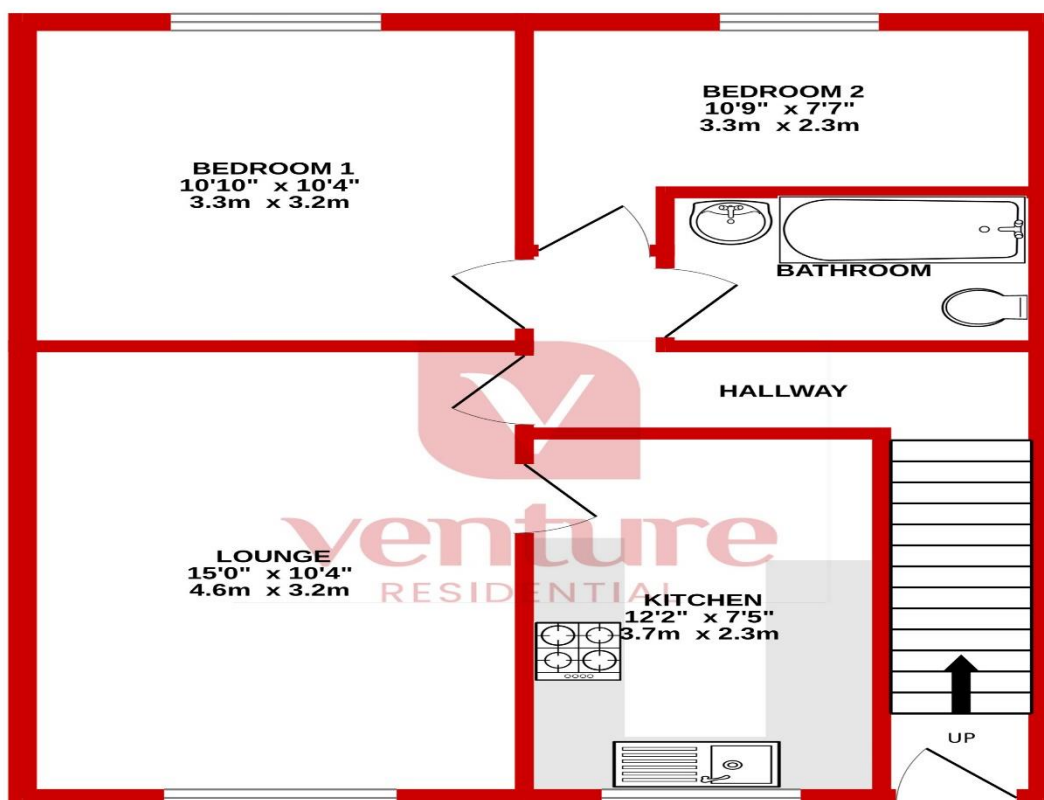
The maisonette comprises of two spacious bedrooms, one bathroom, and a bright and airy reception room. The property is offered with vacant possession, making it an ideal purchase for those looking to move in immediately or for those looking to rent out the property.

The property benefits from gas central heating, ensuring that you will be warm and comfortable throughout the year. Additionally, the property comes with an allocated parking space, providing you with the convenience of having your own parking spot.

Located on the popular Dallow Road, this property is in a prime location, with easy access to local amenities and transport links. The area is well-served by local shops, supermarkets, and restaurants, making it an ideal location for those who enjoy the convenience of having everything they need close by.

Overall, this property is an excellent investment opportunity, offering a great location, spacious living accommodation, and the convenience of allocated parking. If you are looking for a property that is ready to move into or rent out, then this maisonette is the perfect choice for you. Contact Venture Residential today to arrange a viewing and see for yourself what this property has to offer.

GROUND FLOOR
545 sq.ft. (50.6 sq.m.) approx.



TOTAL FLOOR AREA : 545 sq.ft. (50.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 Plus) A		
(81-91) B		
(69-80) C	76	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



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